



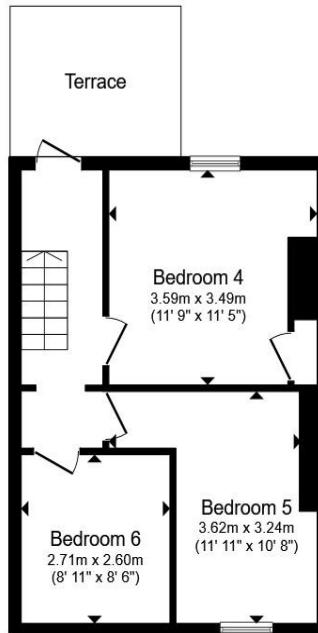
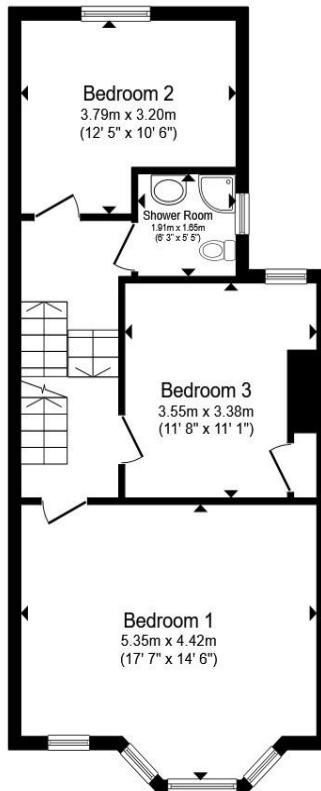
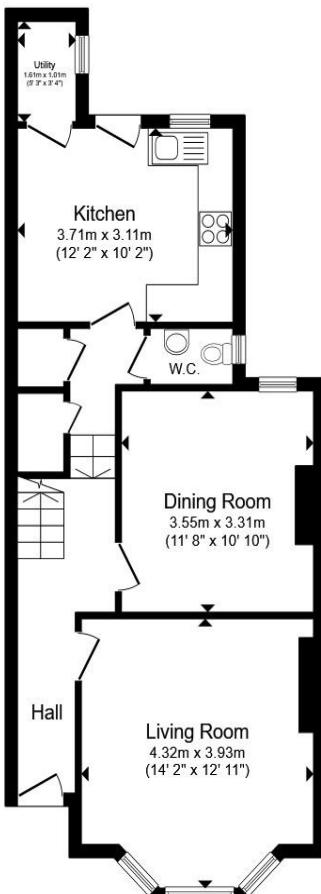
**New Pier Street, Walton On The Naze CO14 8EB**

**welcome to**

## **New Pier Street, Walton On The Naze**

An impressive six-bedroom Victorian townhouse offering over 1,500 sq ft across three floors, featuring a roof terrace and courtyard garden. Full of character and potential, just moments from Walton's seafront, shops and station. Viewing advised.





## Entrance Hall

### Living Room

14' 2" x 12' 11" ( 4.32m x 3.94m )

### Dining Room

11' 8" x 10' 10" ( 3.56m x 3.30m )

### Kitchen

12' 2" x 10' 2" ( 3.71m x 3.10m )

### Utility

### Cloakroom

### First Floor

### Bedroom 1

17' 7" x 14' 6" ( 5.36m x 4.42m )

### Bedroom 2

12' 5" x 10' 6" ( 3.78m x 3.20m )

### Bedroom 3

11' 8" x 11' 1" ( 3.56m x 3.38m )

### Bathroom

### Second Floor

### Bedroom 4

11' 9" x 11' 5" ( 3.58m x 3.48m )

### Bedroom 5

11' 11" x 10' 8" ( 3.63m x 3.25m )

### Bedroom 6

8' 11" x 8' 6" ( 2.72m x 2.59m )

Total floor area 146.3 m<sup>2</sup> (1,574 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

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## New Pier Street, Walton On The Naze

- Substantial six bedroom Victorian townhouse
- Accommodation over three floors
- Two reception rooms
- Kitchen and ground floor WC
- Shower room to first floor

Tenure: Freehold EPC Rating: E

Council Tax Band: A

**£310,000**



view this property online [williamhbrown.co.uk/Property/CTS310545](http://williamhbrown.co.uk/Property/CTS310545)



Property Ref:  
CTS310545 - 0002

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Please note the marker reflects the postcode not the actual property



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